OK: www.

WAIPOULI BEACH RESORT REGISTRATION NO. 5411 DISCLOSURE ABSTRACT AS OF May 2, 2013

MAY 1 0 2013

1. (a) PROJECT:

Waipouli Beach Resort

4-820 Kuhio Highway

Kapaa, Kauai, Hawaii 96746

(b) <u>DEVELOPER</u>:

SFI Waipouli LLC,

a Delaware limited liability company One Sansome Street, 30th Floor San Francisco, California 94104 Telephone: (415) 391-4300

(c) MANAGING AGENT:

Certified Hawaii, Inc. 737 Bishop Street

Mauka Tower, Suite 3100 Honolulu, Hawaii 96819-5199 Telephone: (808) 836-0911

(d) REAL ESTATE AGENT:

Sleeping Giant Sotheby's International Realty

4480 Ahukini Road Lihue, Hawaii 96766

Telephone: (808) 651-3286

2. <u>MAINTENANCE FEES AND MONTHLY ESTIMATE OF COSTS FOR EACH APARTMENT.</u>

Attached as Exhibit "A" is a breakdown of annual maintenance fees and the estimated monthly costs for each unit in the Project, revised and updated every twelve months and certified by Certified Hawaii to have been based on generally accepted accounting principles.

3. <u>DESCRIPTION OF ALL WARRANTIES COVERING THE UNITS AND COMMON ELEMENTS.</u>

The Developer is not making any warranties relating to the building and other improvements. The Developer will pass on the manufacturer's warranties made to it, if any are still available on any appliances included as part of the apartment being conveyed.

4. NUMBER OF APARTMENTS FOR RESIDENTIAL OR HOTEL USE.

There are 190 residential apartments and 6 designated hotel apartments.

5. COMMERCIAL OR NON-RESIDENTIAL DEVELOPMENT.

There are a total of 8 commercial apartments in the Project. They are designated the Spa Commercial Apartment, Snack Bar Commercial Apartment, Pool Bar Commercial Apartment, and Commercial Apartments 1-5.

CERTIFICATE

I, the undersigned, duly sworn on oath, depose and affirm as follows:

- 1. That I am the Account Executive for Certified Hawaii corporation, designated by the Waipouli Beach Resort condominium project (the "Project") to act as the Managing Agent for the management and administration of the Project.
- 2. That I hereby certify that the breakdown of the annual maintenance charges and the monthly estimated cost for each apartment in the Project, as set forth in Exhibit "A" attached hereto and hereby incorporated herein by reference, were determined pursuant to a reserve study conducted in accordance with Section 514B-148 of the Hawaii Revised Statutes and Chapter 107 of the Hawaii Administrative Rules, and are reasonable estimates commencing on January 1, 2013, based on generally accepted accounting principles.

TOM TABACCO

Vice President of Oahu Account Executive Division

STATE OF HAWAII)
) SS.
CITY AND COUNTY OF HONOLULU)
6 . (

R. H. 46 Julian St. No. 06-619

Print Name: Heather & H. Howavi Notary Public, State of Hawaii My commission expires: Officer 5, 2016

NOTARY CERTIFICATION

M

EXHIBIT A



PROJECT NUMBER: 607

MONTHLY BUDGET ANALYSIS FOR:

Waipouli Beach Resort AOAO

		Approved budget to be effective on: Janu	ary 1, 2013		,	
REVENUE: CHANGE-Fees, Dues, & Receiples	Prepared By:	Jeff Crosbie, General Manager	Board Approve	ed Date:	August 25, 2012	
40100 FEES, DUES & RECEIPTS 244,101 244,271 244,101 244,101 40100 ASSESSMENTS 0 2,625 0 0 0 0 0 0 0 0 0	,			Monthly	2013	2013
March Marc	REVENUE:	CHANGE-Fees, Dues	. & Receipts =	0.1%	0.0%	0.0%
TOTAL REVENUES Z51,368 Z51,871 Z54,495	40100	FEES, DUES & RECEIPTS	244,101	244,271	244,101	244,101
EXPENSES:						
EXPENSES: OPERATING EXPENSES: T0100 VAGES AND SALARIES 44,812 33,657 26,900 26,900 70200 EMPLOYEE BENEFITS 11,644 8,444 6,863 6,863 70300 ADMINISTRATIVE COSTS 7,267 7,973 5,845 5,845 70320 PETTY CASK REIMBURSEMENTS 0			, -		10,394	10,394
OPERATING EXPENSES: 14,812 33,857 26,900	TOTAL REVE	NUES	251,368	257,871	254,495	254,495
70100 WAGES AND SALARIES	EXPENSES:		•	•		
70200	20700		هدمته			
703200 ADMINISTRATIVE COSTS 7,267 7,573 5,645 5,845 70320 PETTY CASH REIMBURSEMENTS 0 0 0 0 0 0 0 0 0 0 0 0 0 0 0 0 0 0 0	a tarific and	Marine A first National Control of the Control of t				
70320 PETTY CASH REIMBURSEMENTS 0 0 0 0 0 0 0 0 0 0 0 0 0 0 0 0 0 0 0		and the control of th				
7,000			7.5			1.54
70500 CONTRACT LABOR						
70700				7.00 Ga .	-	•
70800						
70900 LEGAL 2,000 1,405 1,250 1,260 1,700 COVENANTS ADMINISTRATION 0 0 0 0 0 0 0 0 0 0 0 0 0 0 0 0 0 0 0			15.			
71000 COVENANTS ADMINISTRATION 0 0 0 0 0 0 0 0 0 0 0 0 0 0 0 0 0 0 0						
71100 OTHER PROFESSIONAL 1,572 1,901 8:20 320 71200 ELECTRICITY 34,500 34,945 34,000 34,000 71350 WATER 8,340 9;242 8,500 8,500 71350 SEWER 12,880 16,344 13,200 13,200 71400 TELEPHONE 5,976 5,817 6,493 6,493 71500 GAS 8,000 12,275 9,000 9,000 71600 TELEVISION 4,500 4,346 4,434 4,434 71600 TELEVISION 1,400 1,390 1,344 1,344 71600 RUBBISH REMOVAL 4,150 4,700 4,992 4,992 71900 SECURITY 8,800 10,580 6,766 6,760 72100 MAINTENANCE 31,180 45,380 32,524 32,524 72120 SUPPLIES 2,066 4,241 2,800 2,800 72150 ELEVATOR 2,950 3,104 3,000 3,000 72200 AMENITIES 7,900 9,477 15,000 15,000 72200 AMENITIES 7,900 9,477 15,000 15,000 72200 AMENITIES 7,900 9,477 15,000 15,000 72200 TAXES 436 1,173 686 686 72800 FIXED EXPENSE 812 3,3348 3,684 3,684 72700 INSURANCE 17,101 17,143 17,412 TOTAL OPERATING EXPENSES: 7,3000 RESERVE REPLACEMENT EXPENSE 10,576 16,835 28,603 28,603 7,7000 LEASE RENT PASS THROUGH 0 0 0 0 0 7,8000 DEPRECIATION EXPENSES: 11,500 TAXES 41,838 286,048 260,192 260,192 TOTAL EXPENSES 41,838 286,048 260,192 260,192 NET INCOME 9,530 18,477 (5,697) 15,697) TOTAL EXPENSES 41,838 286,048 260,192 260,192 NET INCOME 9,530 18,477 (5,697) 15,697) TRANSFER TO OPERATING RESERVES 10,576 16,835 28,603 28,603 7790-99 TRANSFER CLEARING-FROM RESERVES 10,576 16,835 28,603 28,603 7790-99 TRANSFER CLEARING-FROM RESERVES 10,576 16,835 28,603 28,603 77290-99 TRANSFER CLEARING-FROM RESERVES 10,576 16,835 28,603 28,603						
71200 ELEGTRICITY 34,500 34,945 34,000 34,000 71300 WATER 8,340 92.42 8,500 8,500 71300 WATER 8,340 92.42 8,500 8,500 71300 SEWER 12,680 16,344 13,200 13,200 71400 TELEPHONE 5,976 5,817 6,493 6,493 71500 GAS 8,000 12,275 9,000 9,000 9,000 71600 TELEVISION 4,500 4,346 4,434 4,434 71700 EXTERMINATING 1,400 1,390 1,344 1,344 71800 RUBBISH REMOVAL 4,150 4,700 1,390 1,344 1,344 71800 SECURITY 8,800 10,580 6,766 6,760 72000 CUSTODIAL 1,700 1,473 19,600 19,600 72100 MAINTENANCE 31,180 45,380 32,524 32,524 72120 SUPPLIES 2,060 4,241 2,800 2,800 72150 ELEVATOR 2,950 3,104 3,000 3,000 72200 AMENITENANCE 31,180 45,380 32,524 32,524 72120 SUPPLIES 2,060 4,241 2,800 2,800 72250 AMENITIES 7,900 9,477 15,000 15,000 72200 CHICLE COSTS 100 45 97 97 72700 TAXES 435 1,173 686 886 72700 INSURANCE 17,101 17,143 17,412 17,412 TOTAL OPERATING EXPENSES 230,076 248,029 230,405 230,405 7000 DEPRECIATION EXPENSES 1,184 1,184 1,184 1,184 TOTAL NON-OPERATING EXPENSES 1,184 1,184 1,184 1,184 TOTAL NON-OPERATING EXPENSES 1,184 1,184 1,184 1,184 TOTAL EXPENSES 241,838 266,046 260,192 260,192 DEPRECIATION EXPENSES 1,184 1,184 1,184 1,184 TOTAL NON-OPERATING EXPENSES 1,184 1,184 1,184 1,184 TOTAL NON-OPERATING EXPENSES 1,184 1,184 1,184 1,184 TOTAL NON-OPERATING EXPENSES 1,184 1,184 1,184 1,184 TOTAL EXPENSES 241,838 266,046 260,192 260,192 TOTAL EXPENSES 1,180 1,180 1,180 1,184 1,184 1,184 1,184 TOTAL NON-OPERATING EXPENSES 1,184 1,184 1,184 1,184 TOTAL NON-OPERATING EXPENSES 1,186 1,186 1,184 1,184 1,184 1,184 TOTAL NON-OPERATING EXPENSES 1,186 1,186 1,184 1,184 1,184 1,184 1,184 TOTAL NON-OPERATING EXPENSES 1,186 1,18						. 10
71300 WATER						
71350 SEWER 12,680 16,344 13,200 13,200 71400 TELEPHONE 5,976 5,817 6,483 6,493 71500 GAS 8,000 12,275 9,000 9,000 71600 TELEVISION 4,500 4,346 4,434 4,434 71700 EXTERMINATING 1,400 1,390 1,344 1,344 71800 RUBBISH REMOVAL 4,150 4,700 4,992 4,992 71900 SECURITY 8,800 10,680 6,760 6,760 6,760 72000 CUSTODIAL 1,700 1,473 19,600 19,600 72100 MAINTENANCE 31,180 45,380 32,524 32,524 72,120 SUPPLIES 2,060 4,241 2,800 2,800 72250 ELEVATOR 2,950 3,104 3,000 3,000 72250 ELEVATOR 2,950 3,104 3,000 3,000 72200 AMENITIES 7,900 9,477 15,000 15,000 72300 VEHICLE COSTS 100 45 97 97 97 72500 TAXES 435 1,173 666 666 72800 FIXED EXPENSE 812 3,348 3,684 3,684 72700 INSURANCE 17,101 17,143 17,412 17,412 TOTAL OPERATING EXPENSES: 230,078 248,029 230,405 230,405 78000 DEPRECIATION EXPENSE 1,184 1,184 1,184 1,184 TOTAL NON-OPERATING EXPENSES: 11,1760 18,019 29,787 29,787 TOTAL EXPENSE 1,184 1,184 1,184 1,184 TOTAL NON-OPERATING EXPENSES: 11,1760 18,019 29,787 29,787 TOTAL EXPENSE 1,1838 266,046 260,192 280,192 NET INCOME OPERATING RESERVE FUND TRANSFERS: 11,1760 18,019 29,787 29,787 17,100 TRANSFER CLEARING-FROM RESERVES 10,576 16,835 28,603 28,603 37,290,799 TRANSFER CLEARING-FROM RESERVES 10,576 16,835 28,603 28,603 37,290,799 TRANSFER CLEARING-FROM RESERVES 10,576 16,835 28,603 28,603 37,290,799 TRANSFER CLEARING-FROM RESERVES 20,306 20,217 22,906 22,906 NET RESERVE TRANSFERS (9,530) (3,383) 6,697 6,697 NET RESERVE TRANSFERS (9,530) (3,383) 6,697 6,697	5 5 5 5 5 C			1.65		
71400 TELEPHONE 5,976 5,817 6,493 6,493 71500 GAS 8,000 12,275 9,000 9,000 71500 TELEVISION 4,500 4,346 4,434 4,434 71700 EXTERMINATING 1,400 1,390 1,344 1,344 71800 RUBBISH REMOVAL 4,150 4,700 4,992 4,992 71900 SECURITY 8,800 10,680 6,766 6,760 72000 CUSTODIAL 1,700 1,473 19,600 19,800 72100 MAINTENANCE 31,180 45,380 32,524 32,524 72100 SUPPLIES 2,066 4,241 2,800 2,800 72150 ELEVATOR 2,950 3,104 3,000 3,000 72200 AMENITIES 7,900 9,477 15,000 15,000 72300 VEHICLE COSTS 100 45 97 97 72500 TAXES 436 1,173 686 886 72600 FIXED EXPENSE 812 3,348 3,664 3,684 72700 INSURANCE 17,101 17,143 17,412 17,412 TOTAL OPERATING EXPENSES: 230,078 248,029 230,405 230,405 77000 LEASE RENT PASS THROUGH 0 0 0 0 0 78000 DEPRECIATION EXPENSE 1,184 1,184 1,184 TOTAL NON-OPERATING EXPENSES: 11,1760 18,019 29,787 29,787 TOTAL EXPENSES 241,838 266,046 260,192 260,492 NET INCOME 9,530 18,177 (5,697) 15,697 DOPERATING EXPENSES: 11,760 18,019 29,787 29,787 TOTAL EXPENSES 241,838 266,046 260,192 260,492 NET INCOME 9,530 18,177 (5,697) 16,697 TRANSFER CLEARING-FROM RESERVES 10,576 16,835 28,603 28,603 77290-799 TRANSFER CLEARING-FROM RESERVES 10,576 16,835 28,603 28,603 77290-799 TRANSFER CLEARING-FROM RESERVES 10,576 16,835 28,603 28,603 77290-799 TRANSFER CLEARING-FROM RESERVES 10,576 16,835 28,603 28,603	4.50 ft (ACC)					
71500 GAS 71500 TELEVISION 4,500 4346 4,344 4,344 71700 EXTERMINATING 1,400 1,390 1,344 1,344 71800 RUBBISH REMOVAL 4,150 4,700 4,992 4,992 71900 SECURITY 8,800 10,580 6,760 6,760 72000 CÜSTODIAL 1,700 1,373 19,600 19,600 72100 MAINTENANCE 31,180 45,380 32,524 32,524 72120 SUPPLIES 2,060 4,241 2,800 2,800 72210 SUPPLIES 2,060 4,241 2,800 2,800 72200 AMENITIES 7,900 9,477 15,000 15,000 72200 AMENITIES 7,900 9,477 15,000 15,000 72200 TAXES 435 1,173 686 686 72600 FIXED EXPENSE 812 3,348 3,664 3,684 72700 INSURANCE 17,101 17,143 17,412 17,412 TOTAL OPERATING EXPENSES: 230,078 248,029 230,405 230,405 NON-OPERATING EXPENSES: 1,184 1,184 1,184 TOTAL NON-OPERATING EXPENSES: 1,186 1,186 1,184 1,184 TOTAL NON-OPERATING EXPENSES: 11,760 18,019 29,787 29,787 TOTAL EXPENSES 241,838 266,048 260,192 280,192 NET INCOME 9,530 (8,177) (5,697) [5,697) TRANSFER TO OPERATING RESERVES REPLACEMENT RESERVES 10,576 16,835 28,603 28,603 77290-499 TRANSFER CLEARING-FROM RESERVES 10,576 16,835 28,603 28,603 77290-799 TRANSFER CLEARING-FROM RESERVES 20,306 20,217 22,906 22,906 NET RESERVE TRANSFERS (9,530) (3,383) 6,697 5,697	3 " "	- 10.15 T (A) 4.45 T (1 × 44	23.77	100 miles (100 miles (TO 1 TO 5 TO 1 TO 5 TO 1 TO 1 TO 1 TO 1	
71600 TELEVISION 4,500 4,346 4,344 4,344 71700 EXTERMINATING 1,400 1,390 1,344 1,344 71700 EXTERMINATING 1,400 1,390 1,344 1,344 71800 RUBBISH REMOVAL 4,150 4,700 4,992 71900 SECURITY 8,800 10,580 6,760 6,760 72000 CUSTODIAL 1,700 1,373 19,600 19,600 72100 MAINTENANCE 31,180 45,380 32,524 32,524 72120 SUPPLIES 2,060 4,241 2,800 2,800 72150 ELEVATOR 2,950 3,104 3,000 3,000 72200 AMENITIES 7,900 9,477 15,000 15,000 72300 VEHICLE COSTS 100 45 97 97 72500 TAXES 435 1,173 686 686 722700 INSURANCE 812 3,348 3,664 3,684 72700 INSURANCE 17,101 17,143 17,412 17,412 TOTAL OPERATING EXPENSES: 230,078 248,029 230,405 230,405 **NON-OPERATING EXPENSES: 10,576 16,835 28,603 28,603 77000 LEASE RENT FASS-THROUGH 0 0 0 0 0 78000 DEPRECIATION EXPENSE 1,184 1,184 1,184 **TOTAL NON-OPERATING EXPENSES: 11,760 18,019 29,787 29,787 **TOTAL EXPENSES 241,838 286,046 260,192 280,192 **NET INCOME 9,630 18,477 (5,697) 15,697 **TOTAL SPERATING RESERVE FUND TRANSFERS: 11,500 18,019 29,787 29,787 **TOTAL EXPENSES 1,180 2,016 20,217 22,906 22,906 **NET RESERVE TRANSFER CLEARING-FROM RESERVES 10,576 16,835 28,603 28,603 37290-799 TRANSFER CLEARING-FROM RESERVES 10,576 16,635 28,603 22,906 **NET RESERVE TRANSFERS*** **TOTAL RESERVE TRANSFERS*** **TOTAL RESERVE TRANSFERS** **TOTAL RESERVE TRANSFERS**						
71700 EXTERMINATING 1,400 1,390 1,344 1,344 1,7600 RUBBISH REMOVAL 4,150 4,700 1,992 4,992 1,992 1,990 SECURITY 8,800 10,580 6,760 6,760 6,760 72000 CUSTODIAL 1,700 1,473 19,600 19,800 72100 MAINTENANCE 31,180 45,380 32,524 32					* ***	
71800 RUBBISH REMOVAL 4,150 4,700 4,992 4,992 71900 SECURITY 8,800 0,580 6,766 6,760 72000 CUSTODIAL 1,700 11473 19,600 19,600 72100 MAINTENANCE 31,180 45,380 32,524 32,524 72;20 SUPPLIES 2,060 4,241 2,800 2,800 72;50 ELEVATOR 2,950 3,104 3,000 3,000 72;50 ELEVATOR 1,900 45 97 97 72;50 TAXES 435 1,173 686 686 72;800 FIXED EXPENSE 812 3348 3,684 3,684 72;800 FIXED EXPENSE 812 3348 3,684 3,684 72;700 INSURANCE 177,101 17,143 17,412 TOTAL OPERATING EXPENSES: 230,078 248,029 230,405 230,405 73000 RESERVE REPLACEMENT EXPENSE 1,184 1,184 1,184 TOTAL NON-OPERATING EXPENSES: 1,184 1,184 1,184 1,184 TOTAL NON-OPERATING EXPENSES: 1,186 1,186 1,184 1,184 1,184 TOTAL NON-OPERATING EXPENSES: 1,186 1,186 1,186 1,186 TOTAL EXPENSES 241,838 286,046 260,192 280,192 NET INCOME 9,630 (8,177) (5,697) [5,697) OPERATING RESERVE FUND TRANSFERS: 10,576 16,835 28,603 28,603 77290-799 TRANSFER CLEARING-FOM RESERVES 10,576 16,835 28,603 28,603 77290-799 TRANSFER CLEARING-FOM RESERVES 20,106 20,217 22,906 22,906 NET RESERVE TRANSFERS (9,530) (3,383) 5,697 5,697	and the second	The second of th				
71900 SECURITY		The Control of the Co				
72000 CÜSTÖDIÄL 1,700 1,473 19,600 19,500 72100 MAINTENANCE 31,180 45,880 32,524 32,524 72120 SUPPLIES 2,060 4,241 2,800 2,800 72150 ELEVATOR 2,950 3,104 3,000 3,000 72200 AMENITIES 7,900 9,477 15,000 15,000 72300 VEHICLE COSTS 100 45 97 97 72500 TAXES 436 1,173 686 886 72600 FIXED EXPENSE 812 3,348 3,664 3,684 72700 INSURANCE 17,101 17,143 17,412 17,412 TOTAL OPERATING EXPENSES: 230,078 248,029 230,405 230,405 73000 RESERVE REPLACEMENT EXPENSE 10,576 16,835 28,603 28,603 77000 LEASE RENT PASS THROUGH 0 0 0 0 0 78000 DEPRECIATION EXPENSES: 11,760 18,019 29,787 29,767 TOTAL NON-OPERATING EXPENSES: 11,760 18,019 29,787 29,767 TOTAL EXPENSES 241,838 266,048 260,192 260,192 NET INCOME 9,530 [8,177] (5,697) [5,697) TOTAL EXPENSES 10,576 16,835 28,603 28,603 77290-499 TRANSFER CLEARING-FROM RESERVES 10,576 16,835 28,603 28,603 77290-499 TRANSFER CLEARING-FROM RESERVES 10,576 16,835 28,603 28,603 77290-799 TRANSFER CLEARING-FROM RESERVES 10,576 16,835 28,603 28,603					0.00	
72100 MAINTENANCE 31,180 45,380 32,524 32,524 72120 SUPPLIES 2,060 4,241 2,800 2,800 72150 ELEVATOR 2,950 3,104 3,000 3,000 72200 AMENITIES 7,900 9,477 15,000 15,000 72300 VEHICLE COSTS 100 45 97 97 72500 TAXES 435 1,173 686 586 72500 FIXED EXPENSE 812 3,348 3,684 3,684 72700 INSURANCE 17,101 17,143 17,412 17,412 TOTAL OPERATING EXPENSES: 230,078 248,029 230,405 230,405 73000 RESERVE REPLACEMENT EXPENSE 10,576 16,835 28,603 28,603 7,7000 LEASE RENT PASS THROUGH 0 0 0 0 7,8000 DEPRECIATION EXPENSES: 1,184 1,184 1,184 1,184 TOTAL NON-OPERATING EXPENSES: 11,760 18,019 29,787 29,787 TOTAL EXPENSES 241,838 266,048 250,192 260,192 NET INCOME 9,530 [8,177] (5,697) [5,697) OPERATING RESERVE FUND TRANSFERS: 10,576 16,835 28,603 28,603 7,7290-499 TRANSFER TO OPERATING RESERVES REPLACEMENT RESERVE FUND TRANSFERS: 10,576 16,835 28,603 28,603 7,7290-499 TRANSFER CLEARING-FROM RESERVES 10,576 16,835 28,603 28,603 7,7290-499 TRANSFER CLEARING-FROM RESERVES 20,106 20,217 22,906 22,906 NET RESERVE TRANSFERS (9,530) (3,383) 5,697 5,697						
72120 SUPPLIES 2,060 4,241 2,800 2,800 72150 ELEVATOR 2,950 3,104 3,000 3,000 72200 AMENITIES 7,900 9,477 15,000 15,000 72300 VEHICLE COSTS 100 45 97 97 97 72500 TAXES 435 1,173 686 586 72600 FIXED EXPENSE 812 3,348 3,684 3,684 72700 INSURANCE 17,101 17,143 17,412 17,412 TOTAL OPERATING EXPENSES: 230,078 248,029 230,405 230,405 200,405 1000 DEPRECIATION EXPENSES 10,576 16,835 28,603 28,603 77000 LEASE RENT PASS THROUGH 0 0 0 0 0 78000 DEPRECIATION EXPENSE 1,184 1,184 1,184 1,184 TOTAL NON-OPERATING EXPENSES: 11,760 18,019 29,787 29,787 TOTAL EXPENSES 241,838 266,048 260,192 280,192 NET INCOME 9,530 (8,177) (5,697) (5,697) 1500 TRANSFER TO OPERATING RESERVE FUND TRANSFERS: 37290-499 TRANSFER CLEARING-FROM RESERVES 10,576 16,835 28,603 28,603 37290-799 TRANSFER CLEARING-FROM RE				12.000,000,000,000		- 1 To 1978
72150 ELEVATOR 2,950 3,104 3,000 3,000 72200 AMENITIES 7,900 9,477 15,000 15,000 72300 VEHICLE COSTS 10 45 97 97 72500 TAXES 136 1173 686 686 72800 FIXED EXPENSE 812 3,348 3,664 3,684 72700 INSURANCE 17,101 17,143 17,412 17,412 TOTAL OPERATING EXPENSES: 230,078 248,029 230,405 230,405 NON-OPERATING EXPENSES: 230,078 248,029 230,405 230,405 NON-OPERATING EXPENSES: 10,576 16,835 28,603 28,603 77000 LEASE RENT PASS THROUGH 0 0 0 0 0 78000 DEPRECIATION EXPENSE 1,184 1,184 1,184 TOTAL NON-OPERATING EXPENSES: 11,760 18,019 29,787 29,787 TOTAL EXPENSES 241,838 266,048 260,192 260,192 NET INCOME 9,630 [8,177] (5,697) [5,697) OPERATING RESERVE FUND TRANSFERS: 11500 TRANSFER TO OPERATING RESERVES, REPLACEMENT RESERVES FUND TRANSFERS: 37290-499 TRANSFER CLEARING-TO RESERVES 10,576 16,835 28,603 28,603 37290-799 TRANSFER CLEARING-TO RESERVES 20,106 20,217 22,906 22,906 NET RESERVE TRANSFERS (9,530) (3,383) 5,697 6,697	72120	SUPPLIES				W 1.70
72200. AMENITIES 7,900 9,477 15,000 15,000 72300. VEHICLE COSTS 100 45 97 97 72500 TAXES 436 1,173 686 886 72600 FIXED EXPENSE 812 3,348 3,684 3,684 72700 INSURANCE 17,101 17,143 17,412 17,412 TOTAL OPERATING EXPENSES: 230,078 248,029 230,405 230,405 NON-OPERATING EXPENSES: 230,078 248,029 230,405 230,405 73000 RESERVE REPLACEMENT EXPENSE 10,576 16,835 28,603 28,603 77000 LEASE RENT PASS-THROUGH 0 0 0 0 0 78000 DEPRECIATION EXPENSE 1,184 1,184 1,184 1,184 TOTAL NON-OPERATING EXPENSES: 11,760 18,019 29,787 29,787 TOTAL EXPENSES 241,838 266,048 260,192 260,192 NET INCOME 9,630 [8,477] (5,697) [5,697] OPERATING RESERVE FUND TRANSFERS: 10,576 16,835 28,603 28,603 37290-799 TRANSFER CLEARING-FROM RESERVES 10,576 16,835 28,603 28,603 37290-799 TRANSFER CLEARING-FROM RESERVES 20,106 20,217 22,906 22,906 NET RESERVE TRANSFERS (9,530) (3,383) 5,697 5,697	2 67 27	1 N 2 - 20 1 1 -				· ·
72300. VEHICLE COSTS 100 45 97 97 72500 TAXES 435 1173 686 686 72600 FIXED EXPENSE 812 3;348 3,684 3,684 72700 INSURANCE 17,101 17;143 17,412 17;412 TOTAL OPERATING EXPENSES: 230,078 248,029 230,405 230,405 73000 RESERVE REPLACEMENT EXPENSE 10,576 16,835 28,603 28,603 77000 LEASE RENT PASS THROUGH 0 0 0 0 0 78000 DEPRECIATION EXPENSE 1,184 1		1 - 1 - 1 - 1 - 1 - 1 - 1 - 1 - 1 - 1 -				
72500 TAXES 435 1,173 686 686 72600 FIXED EXPENSE 812 3,348 3,684 3,684 72700 INSURANCE 17,101 17,143 17,412 17,412 TOTAL OPERATING EXPENSES: 230,078 248,029 230,405 230,405 73000 RESERVE REPLACEMENT EXPENSE 10,576 16,835 28,603 28,603 77000 LEASE RENT PASS THROUGH 0 0 0 0 0 0 78000 DEPRECIATION EXPENSE 1,184 1,184 1,184 1,184 1,184 TOTAL NON-OPERATING EXPENSES: 11,760 18,019 29,787 29,787 TOTAL EXPENSES 241,838 266,048 260,192 260,192 NET INCOME 9,630 (8,177) (5,697) (5,697) 11500 TRANSFER TO OPERATING RESERVES 8 28,603 28,603 37290-499 TRANSFER CLEARING-FROM RESERVES 10,576 16,835 28,603 28,603 3		THE PARTY OF THE PARTY COUNTY OF THE PARTY O		1 - 1 - 1 - 1 - 1 - 1 - 1 - 1 - 1 - 1 -	221 11 11 15 15 15	
72600 FIXED EXPENSE 812 3,348 3,684 3,684 72700 INSURANCE 17,101 17,143 17,412 17,412 TOTAL OPERATING EXPENSES: 230,078 248,029 230,405 230,405 73000 RESERVE REPLACEMENT EXPENSE 10,576 16,835 28,603 28,603 77000 LEASE RENT PASS-THROUGH 0 0 0 0 0 0 78000 DEPRECIATION EXPENSE 1,184 1,184 1,184 1,184 1,184 TOTAL NON-OPERATING EXPENSES: 11,760 18,019 29,787 29,787 TOTAL EXPENSES 241,838 266,048 260,192 280,192 NET INCOME 9,530 (8,177) (5,697) (5,697) 11500 TRANSFER TO OPERATING RESERVES 10,576 16,835 28,603 28,603 37290-499 TRANSFER CLEARING-FROM RESERVES 10,576 16,835 28,603 28,603 37290-799 TRANSFER CLEARING-TO RESERVES 20,106 20,217 2		The state of the s			- 17 J. Sec.	7.44
72700 INSURANCE. 17,101 17,143 17,412 17,412 TOTAL OPERATING EXPENSES: 230,078 248,029 230,405 230,405 NON-OPERATING EXPENSES: 73000 RESERVE REPLACEMENT EXPENSE 10,576 16,835 28,603 28,603 77000 LEASE RENT PASS THROUGH 0 0 0 0 0 78000 DEPRECIATION EXPENSE 1,184 1,184 1,184 1,184 1,184 TOTAL NON-OPERATING EXPENSES: 11,760 18,019 29,787 29,787 TOTAL EXPENSES 241,838 266,048 260,192 280,492 NET INCOME 9,630 [8,177] (5,697) [5,697] OPERATING RESERVE FUND TRANSFERS: 7290-499 TRANSFER CLEARING-FROM RESERVES 10,576 16,835 28,603 28,603 37290-799 TRANSFER CLEARING-FROM RESERVES 20,106 20,217 22,906 22,906 NET RESERVE TRANSFERS (9,530) [3,383) 5,697 5,697						
TOTAL OPERATING EXPENSES: 230,078 248,029 230,405 230,405		INSURANCE				
NON-OPERATING EXPENSES: 10.576 16.835 28,603 28,603 7,000 LEASE RENT PASS-THROUGH 0 0 0 0 0 0 0 0 0	4,000	7.474 1.4 2.154.000				
73000 RESERVE REPLACEMENT EXPENSE 10.576 16.835 28,603 28,603 77000 LEASE RENT PASS-THROUGH 0 0 0 0 0 0 78000 DEPRECIATION EXPENSE 1,184 1,184 1,184 1,184 TOTAL NON-OPERATING EXPENSES: 11,760 18,019 29,787 29,787 TOTAL EXPENSES 241,838 266,048 260,192 280,492 NET INCOME 9,630 [8,177] (5,697) [5,697] OPERATING RESERVE FUND TRANSFERS: 11500 TRANSFER TO OPERATING RESERVES REPLACEMENT RESERVE FUND TRANSFERS: 37290-499 TRANSFER CLEARING-FROM RESERVES 10,576 16,835 28,603 28,603 37290-799 TRANSFER CLEARING-TO RESERVES 20,106 20,217 22,906 22,906 NET RESERVE TRANSFERS (9,530) (3,383) 5,697 5,697	en eta e				200,100	200,.00
77000 LEASE RENT PASS-THROUGH 0<	limata ta ta			ésa ara-		
78000 DEPRECIATION EXPENSE 1,184 </td <td></td> <td>RESERVE REPLACEMENT EXPENSE</td> <td></td> <td></td> <td>28,603</td> <td></td>		RESERVE REPLACEMENT EXPENSE			28,603	
TOTAL NON-OPERATING EXPENSES: 11,760 18,019 29,787 29,787 TOTAL EXPENSES 241,838 266,046 260,192 260,					0	
TOTAL EXPENSES 241,838 266,048 260,192 260,192 NET INCOME 9,630 [8,177] (5,697) OPERATING RESERVE FUND TRANSFERS: 11500 TRANSFER TO OPERATING RESERVES REPLACEMENT RESERVE FUND TRANSFERS: 37290-499 TRANSFER CLEARING-FROM RESERVES 10,576 16,835 28,603 28,603 37290-799 TRANSFER CLEARING-TO RESERVES 20,106 20,217 22,906 22,906 NET RESERVE TRANSFERS (9,530) (3,383) 5,697 5,697						
NET INCOME 9,530 (8,177) (5,697) (5,697) 11500 OPERATING RESERVE FUND TRANSFERS: TRANSFER TO OPERATING RESERVES *** *** 37290-499 TRANSFER CLEARING-FROM RESERVES 10,576 16,835 28,603 28,603 37290-799 TRANSFER CLEARING-TO RESERVES 20,106 20,217 22,906 22,906 NET RESERVE TRANSFERS (9,530) (3,383) 5,697 5,697	TOTAL NO	V-OPERATING EXPENSES:	11,760	18,019	29,787	29,787
OPERATING RESERVE FUND TRANSFERS: 11500 TRANSFER TO OPERATING RESERVES REPLACEMENT RESERVE FUND TRANSFERS: 37290-499 TRANSFER CLEARING-FROM RESERVES 10,576 16,835 28,603 28,603 37290-799 TRANSFER CLEARING-TO RESERVES 20,106 20,217 22,906 22,906 NET RESERVE TRANSFERS (9,530) (3,383) 5,697 5,697	TOTAL EXPE	ŅSES	241,838	266,048	260,192	260,192
TRANSFER TO OPERATING RESERVES REPLACEMENT RESERVE FUND TRANSFERS: 37290-489 TRANSFER CLEARING-FROM RESERVES 10,576 16,835 28,603 28,603 37290-799 TRANSFER CLEARING-TO RESERVES 20,106 20,217 22,906 22,906 NET RESERVE TRANSFERS (9,530) (3,383) 5,697 5,697	NET INCOME	•	9,530	(8,177)	(5,697)	(5,697)
TRANSFER TO OPERATING RESERVES REPLACEMENT RESERVE FUND TRANSFERS: 37290-489 TRANSFER CLEARING-FROM RESERVES 10,576 16,835 28,603 28,603 37290-799 TRANSFER CLEARING-TO RESERVES 20,106 20,217 22,906 22,906 NET RESERVE TRANSFERS (9,530) (3,383) 5,697 5,697		- Andrew State (Section 1997) and the state of the state				
37290-499 TRANSFER CLEARING-FROM RESERVES 10,576 16,835 28,603 28,603 37290-799 TRANSFER CLEARING-TO RESERVES 20,106 20,217 22,906 22,906 NET RESERVE TRANSFERS (9,530) (3,383) 5,697 5,697	11500	TRANSFER TO OPERATING RESERVES	-· *	<u>}</u>	₩.	•
37290-799 TRANSFER CLEARING-TO RESERVES 20,106 20,217 22,906 22,906 NET RESERVE TRANSFERS (9,530) (3,383) 5,697 5,697	37290-499			16.835	วย คาว:	28.603
NET RESERVE TRANSFERS (9,530) (3,383) 5,697 5,697	*F * 000.00 () 0010					
				1 100 110		
NET INCOME & NET RESERVE TRANSFERS 0 (11,559) 0 10				**		
	NET INCOME	& NET RESERVE TRANSFERS	. 0	(11,559)	0	

NOTE: The budgeted revenues and expenses are based on accrual basis accounting.



Prepared By:

Pool Bar

Spa

0.562694

0.209586

TOTALS 100.000%

1

204

PROJECT NUMBER: 607

Board Approved Date:

MAINTENANCE FEE ANALYSIS FOR:

Waipouli Beach Resort AOAO

August 25, 2012

1.373.54

511.60

Approved budget to be effective on:

Jeff Crosbie, General Manager

1,373,54

511.60

January 1, 2013

Maint PerCent **Prior Year** Total Other Special Total Total Unit **Common Number** Maint Assess Spc Assess Fee Maint Fee Fees. Amount Fees Per Unit (Unit Type) Type Interest Of Units Per Unit (Unit Type) Per Unit Per Unit 359.23 0.147166 359.23 2;155:40 A 359.23 915.32 18,306.45 В 0.374977 20 915.32 915.32 12 915.32 915.32 10,983.87 BR 0.374977 915.32 C 8 916.44 916.44 7,331.49 0.375433 916.44 4 916.44 CR 0.375433 916.44 3,665.74 916.44 1,287.90 D 0.527611 80 1,287.90 103,032.30 1,287.90 DR 0.527611 48 1,287.90 1,287.90 61,819.38 1,287.90 E 0.644250 2 1,572.62 1,572.62 3,145.24 1,572.62 E2 0,644250 4 1,572.62 1,572,62 6,290.48 1,572.62 0,644250 2 1,572.62 1,572.62 E2R 3,145.24 1,572.62 F 0.526244 4 1,284.57 1,284.57 5,138.27 1,284.57 Ġ 1,629,34 1,629.34 G 0.667487 9,776.05 1,629.34 1,412.39 Unit C1 0.578609 1,412.39 1,412.39 1,412.39 Unit C2 0.578640 1,412,47 1,412.47 1,412.47 I 1,412,47 Unit C3 0.578640 1,412.47 1,412.47 1,412.47 1,412.47 Unit C4 0.482504 ì 1,177.80 1,177.80 1,177.80 1,177.80 Unit C5. 0.663386. 1 1,619.33 1,619.33 1,619.33 1,619.33 Snack Ba 0.160379 391,49 391.49 391.49 1 391.49

1,373.54

511.60

1,373.54

244,101.00

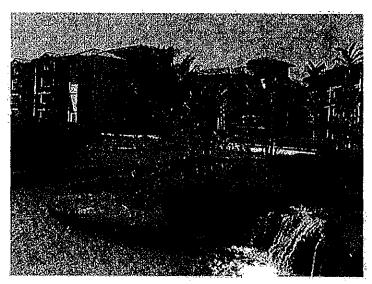
511.60

Reserve Analysis Report

Waipouli Beach Resort

4-820 Kuhio Hwy Kapaa, HI 96746

For Fiscal Year End: December 31, 2013





Anassell Company
3179 Koapaka Street
Honolulu, HI 96819

Phone: (808) 836-0911 Fax: (808) 839-9430

Table of Contents

What is a Reserve Study?

Project Definition

Analysis Definition

Cashflow Percent Funded Summary Projections

Cashflow Projections Graph

Projected Expenditures

Component Details

The Reserve Study is An Important Part Of Your Annual Budget

Your budget is made up of two distinct parts, Operations and Reserves:

Operations

The Operations side of your budget is the "projected" monies you will need on a monthly basis to pay for all of your expenses throughout the new fiscal year. It also takes into account those projects that you have planned on completing during the new fiscal year based on your Reserve Study.

Reserves

Hawaii state condominium law (HRS 514A-514B) requires you to have a minimum 20 year plan for the replacement for all common elements/components associated with your property. You must "reserve" monies for the replacement of all common elements/components based on their "life expectancy". Furthermore, you must have 100% of the money set aside for those elements/components that you intend to replace during the designated replacement year. Each year Certified Management Inc. Account Executive provides you with a Reserve Study update as a major component of your annual budget package.

A Reserve Study should consist of:

- Component Inventory
- Condition Assessment
- Life and Valuation Estimates
- Fund Status
- Funding Plan

Keep in mind....

- A Reserve Study is an essential part of your Annual Budget (15% to 40%).
- It provides an "educated estimate" to help you determine what kind of funding you will need to meet your association's fiscal requirements/goals.
- It is required by state law (HRS Chapter 514A-83.6) that you have a Reserve Study in place for your association.
- The Board of Directors should be proactively involved in the review and assessment of the updated annual Reserve Study.
- The Board of Directors must approve any changes to a Reserve Study.
- Certified Management Inc. strongly recommends that you have a Level 1 Reserve Study performed every 3-5 years by an accredited Reserve Specialist (RS).

Waipouli Beach Resort

PROJECT DEFINITION

Project Infomation

Project:

Waipouli Beach Resort

Address:

4-820 Kuhio Hwy

City:

Kapaa

State:

ĤΙ

Zip code:

96746

Number of Phases:

1

Number of Units:

196

Number of Models:

8

Property Description

11/15/2011 JSC

Walpouli Beach Resort is a deluxe, ocean-front mixed-use condominium located on the East side of the Island of Kauai, between the towns of Kapa's and Wallus.

The resort consists of one hundred ninety (190) Resort Apartments and six (6) Hotel Apartments located in eight (8) multi-story structures constructed primarily of concrete, steel, wood and glass, including; "Building A" (consisting of four and two floors); "Building B" (consisting of four floors); "Building D" (consisting of four floors); "Building E" (consisting of four and two floors); "Building F" (consisting of four floors); and "Building H" (consisting of four and two floors). No multi-story buildings or Resort or Hotel Apartment has a basement.

The resort also includes a total of eight (8) Commercial Apartments located in four (4) single-story structures and one (1) multi-story structure constructed primarily of concrete, steel, wood and glass; as labeled on the Condominium Map as "C-I", "C-2", "C-3", "C-4", "C-5", "Snack Bar", "Pool Bar" and "Spa". The Snack Bar Commercial Apartment and Spa Commercial Apartment are each located in its own, separate, single-story structure. Commercial Apartment 1, Commercial Apartment 2, Commercial Apartment 3, Commercial Apartment 4 and Commercial Apartment 5, are located on the first story of "Building D". None of the Commercial Apartments have basements.

The resort's Common Elements are identified in Article II of the Declaration, including without limitation:

- the land:
 - the building structure, all perimeter doors, door frames, windows, window frames;
- the Swimming Pool, River Pools, Hot Tubs and deck areas and all other amenities and

improvements in the recreational

the Koi Pond

- the Fitness Room
- the Owner and Business Services Office (1st floor)
- the Employee Lounge (3rd floor)
- the Administrative Office (4th floor)
- the yards, grounds and landscaping;
- the porte cochere, trash areas, loading and delivery docks;
- walkways, driveways, service areas, hallways, elevators, stairways, storage rooms;
- all roads, driveways, access lanes, paved areas, ramps, loading dock areas and walkways;
- cables, conduits; ducts, sewer lines, electrical equipment, winng, pipes, catch basins and other transmission facilities that serve more than one Apartment for services such as power, light, water, gas, sewer, storm water, refuse, and cable television;
- unimproved areas, maintenance, mechanical, electrical, storage areas, elevators, statiwells and hallways and other similar areas that are not part of an Apartment;
- other apparatus and installations existing for common use, such as tanks, pumps, motors, fans, air-conditioning units including fan coil equipment located within an Apartment, compressors, ducts, shafts, vents, water heating and distribution equipment, fire suppression equipment, etc;

11/16/2011 11:49:26 AM

Waipouli Beach Resort

Analysis Parameters

Annual Inflation Rate: 3.7% Annual Interest Rate: 0.5%

Beginning Funds: \$501,024.53

Annual Contribution Factors

2013	5.00%	2023	5.00%
2014	5.00%	2024	5.00%
2015	5.00%	2025	5.00%
2016	5.00%	2026	5.00%
2017	5.00%	2027	5.00%
2018	5.00%	2028	5.00%
2019	5.00%	2029	5.00%
2020	5.00%	2030	5.00%
2021	5.00%	2031	5.00%
2022	5.00%	2032	5.00%

Additional Analysis Information

This analysis was prepared utilizing the cash flow method of funding.

Reserve Balance as of 7/31/2012 = \$432,903.65

Reserve Coll. 8/12 - 12/12 5 months at \$19,972.00 = \$99,860.00

Plus Additional Collections (if any)=

Subtotal = \$532,763.65

Minus expenditures through year end = \$31,739.12

Estimated reserves as of = \$501,024.53

Minimum balance in Reserves = \$100,000.00

Contributions necessary for year 2013 = \$272,548.50 (712 = \$22,712.38 per month)

Interest expected in year 2013 = \$2,332.87 (/12 = \$194.41 per month)

Capital Expenses for year 2013 = \$343,585,28 (/12 = \$28,632.11 per month)

Analysis Description

8/28/2008 KKF - The 2008 Reserve Study Update was done by Armstrong Consulting, Inc. on August 22, 2007. The information from that reserve study was inputted into Certified Management, Inc. Reserve Program. The 2008 Reserve Study did not have individual component information such as cost of item when it was installed, description of items and reasons why the useful life was

adjusted.

8/25/2010 RAW- Per BOD President have used an inflation rate of 2% and interest rate of 1.5% for 2011.

The second secon

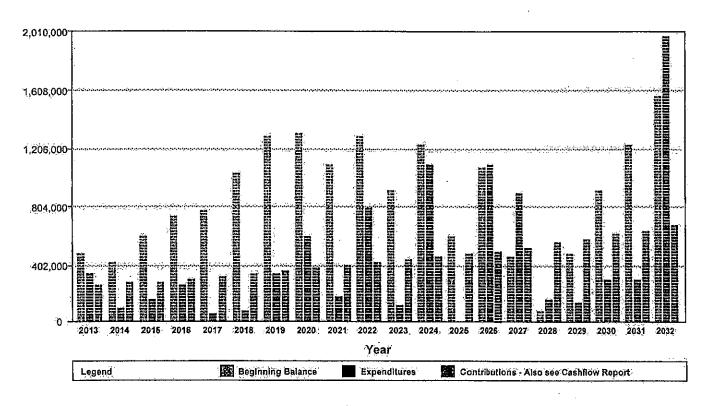
Waipouli Beach Resort CASHFLOW PERCENT FUNDED SUMMARY PROJECTIONS

Interest Rate	Year	Beginning Balance	(Cont.) Contribution	(Int.) Interest Earned	(Exp.)	Ending Balance
0.50%	" 2013 <i>"</i>	\$501,024,53°	\$272,548.50	\$2,332.87	\$343,585.28	\$432,320,63
Suggested	2014	\$432,320.63	\$286,175.93	\$2,622.23	\$104,328.63	\$616,790.14
	2015	\$616,790:14	\$300,484.72	\$3,428.10	\$165,962,77	\$754,740.20
Cont Monthly	2016	\$754,740,20	\$315,508.96	\$3,878.32	\$277,212.00	- \$796,915.47
\$22,712.38	2017	\$798,915.47	\$331,284.41	\$4,636.05	\$74,941.17	\$1,057,894.76
int Monthly	2018	\$1,057,894.76	\$347,848.63	\$5,951.15	\$88,628.30	\$1,323,066.24
\$194.41	2019	\$1,323,066,24	\$365,241.06	\$6,648.54	\$358,048.17	\$1,336,907.66
	2020	\$1,338,907.66	\$383,503.11	\$6,104.32	\$621,181.07	\$1,105,334.02
Exp Monthly	2021	\$1,105,334.02	\$402,678.27	\$6,058.68	\$195,421.93	\$1,318,649.04
\$28,632.11	2022	\$1;318,649.04	\$422,812.18	\$5,628.12	\$814,016.09	\$933,073.25
	2023	\$933,073.25	\$443,952.79	\$5,463.09	\$129,866.50	\$1,252,622.62
8	2024	\$1,252,622.62	\$466,150.43	\$4,650.55	\$1,115,434.30	\$607,989:30
	2025	\$607,989,30	\$489,457.95	\$4;233.85	\$15,774.12	\$1,085,906.97
	2026	\$1,085,906.97	\$513,930.85	\$3,912.80	\$1,124,206.73	\$479,543.90
	2027	\$479,543.90	\$539,627.39	\$1,448.85	\$920,502.39	\$100,117:74
Minimum Balance to Maintain	2028	== \$100,117.74	\$566,608.76	\$1,481.49	\$175,604.91	\$492,603.08
\$100,000.00	2029	\$492,803,08	\$594,939,19	\$3,572.35	\$154,475.27	\$936,639.36
⊅ លេបរូបប ប របប	2030	\$936,639.36	\$624,686.15	\$5,489.68	\$307,118,93	\$1,259,696.26
	2031	\$1,259,696:26 <u></u>	\$655,920.46	\$7,151.19	\$321,385:27	\$1,601,382.65
	2032	\$1,601,382.65	\$688,716.49	\$4,716.16	\$2,009,335.31	\$285,479,99
	Totals:	中的""。 "我们,"	\$9,012,076:19	\$89,408.42	\$9,317,029.15	\$285,479.99

August 2012

Copyright by Certified Management, Inc.

Waipouli Beach Resort CASHFLOW PERCENT FUNDED SUMMARY PROJECTIONS Chart



August12012

Copyright by Certified Management, Inc.

Courtiers/Downspouts:- Copper		2013	2014	2015	2016	2017
Asphalt Sturry Seal \$41,419.66	Air Conditioning H20 Cooled Equip	\$80,585.21				
Backform Preventer 4" Clear Access \$7,388.08	Asphalt Overlay			- 0.00		
Bathrooms - Lobby	Asphalt Slurry Seal			- 1 - 1 - 1 - 1 - 1 - 1 - 1 - 1 - 1 - 1	\$41,419.66	
Bathrooms - Pool	Backflow Preventer 4" Clear Access	\$7,368.06				
BBG Stations (4) Carpet Hallways \$47,611.00 Carts - Luggage \$11,203.00 Carts - Goff \$15,102.67 Computer Equipment \$10,200.00 Concrete Pathways Cooling Towers - Stainless Doe's Locks - Electronic Doors Main Entry Doors, Corrimon Doors, Screen Doors, Silding Glass Elex and Spalling Repair - Warranty Elevator Cab Refurbishment \$78,704.48 Elevator Modernize - Mechanical Equipment - Housekeeping \$10,465.03 Equipment - Maintenance \$12,463.11 Equipment - Wireless Internet Exhaust Fans Fencing - Pool Fire Alam System Control Panel Fire Booster Pump 1000 GPM Fire Sprinkler System - Repairs \$8,962.00 Filmess Center Equipment Elighting - Building Elighting - Farking Lot Malboxes \$22,303,16 Effice Alam System Elighting - Parking Lot Malboxes \$22,303,16 Effice Alam System Elighting - Corridors - Parking Lot Malboxes \$22,303,16 Effice Alam System Elighting - Common Area Interior Filmes - System Elighting - Common Area Interior Filmes - System Elighting - Enterior Filmes - Enterior	Bathrooms - Lobby					eran or a second
Caripet-Hallways \$47,811.00 Carls - Liggage \$11,203.00 Computer Equipment \$10,200.00 Computer Equipment \$10,200.00 Concrete Pathways Coping Tower's - Stainless Doors Locks - Electronic Doors Main Entry Doors, Gorimon. Doors, Screen Doors, Screen Doors, Screen Doors, Silding Glass EliF3 and Spalling Repair - Wairanty Elevator Moderniza - Mechanical \$12,493.11 Elevator Moderniza - Mechanical \$12,493.11 Equipment - Housekeeping \$10,455.03 Equipment - Maintenance \$12,493.11 Equipment - Wireless Internet \$12,493.11 Exhaust Fans Fencing - Pool Fire Alem System Control Panel Fire Rosser Pump 1000 GPM Fire Sprinkler System - Repairs \$8,962.00 Fiftness Center Equipment \$74,941.1 Cutters/Downspouts - Copper Ingiting - Building Lighting - Building \$11,374.81 Lighting - Farking Lot \$11,374.81 Malboves \$22,303.16 Office Equipment and Fumiture <t< td=""><td>Bathrooms - Pool</td><td></td><td></td><td></td><td></td><td></td></t<>	Bathrooms - Pool					
Carts - Lugajage \$11,203,00 Carts - Golf \$15,102.67 Computer Equipment \$10,200,00 Concrete Pathways Cooling Towers - Stainless Doors Main Entry Doors Main Entry Doors Sorgen Doors Sorgen Doors, Screen Doors, Screen Doors, Streen Poors, Po	BBG Stations (4)			2.7-0.		
State	Carpet- Hallways	\$47,611.00			la de la companya de	. No set on v = on one one one
Computer Equipment	Carts - Luggage	\$11,203.00				and the second second second second
Concrete Pathways	Carts- Golf		\$15,102.87			
Cooling Towers - Stainless	Computer Equipment	\$10,200,00	,			
Doors Main Entry	Concrete Pathways			***		en e
Doors Main Entry	Cooling Towers - Stainless	~~~~~	***************************************			
Doors, Corimon Doors, Streen	Door Locks - Electronic		***************************************			
Doors, Siciling Class	Doors Main Entry			. and a contract of the same		
Doors, Silding Glass	Doors; Common		***************************************			
Elevator Cab Refurbishment	Doors, Screen					
Elevator Cab Refurbishment \$78,704.48	Doors, Sliding Glass					
Elevator Modernize - Mechanical	EIFS and Spalling Repair - Warranty					
Equipment - Housekeeping \$10,455.03 Equipment - Maintenance \$12,493.11 Exhaust Fans Fending - Pool Fine Alam System Control Panel Fire Alam System Control Panel Fire Booster Pump 1000 GPM Fire Sprinkler System - Repairs Filtness Center Equipment \$74,941.11 Gutters/Downspouts - Copper Irrigation System \$11,374.61 Lighting - Building \$11,374.61 Lighting - Corridors - Partial \$11,374.61 Lighting - Parking Lot \$22,303.15 Mailboxes \$22,303.15 Office Equipment and Furniture \$27,421.91 Ozone System \$9,238.84 Painting - Exterior \$92,308.84 Painting - Exterior \$138,540.86 Pool and River Pool Plaster \$138,540.86 Pool Deck Furniture Lounge \$82,900.00 Pool Gates \$12,240.00 Pool Heater \$32,528.62	Elevator Cab Refurbishment		1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1	THE COLUMN TWO COLUMNS TO SERVICE AND ADMITS A SERV	\$78,704.48	
Equipment - Maintenance \$12,493,11 Equipment - Wireless Internet Exhaust-Fans Fencing - Pool Fire Alam System Control Panel Fire Rooster Pump 1000 GPM Fire Sprinkler System - Repairs Fire Sprinkler System - Repairs \$8,962.00 Fitness Center Equipment \$74,941.17 Gutters/Downspouts - Copper Irrigation System Lighting - Building Lighting - Building Lighting - Parking Lot \$111,374.81 Lighting - Parking Lot \$22,303.15 Office Equipment and Furniture \$27,421.91 Ozone System \$9,238.84 Painting - Common Area Interior \$67,216.00 Painting - Exterior \$67,216.00 Painting - Exterior System \$138,540.86 Pool Deck Furniture Lounge \$82,900.00 Pool Gates \$12,240.00 Pool Heater \$32,528.62	Elevator Modernize - Mechanical					
Equipment - Wireless Internet Exhaust Fans Fencing - Pool Fire Alam System Control Panel Fire Booster Pumip 1000 GPM Fire Sprinkter System - Repairs \$8,962.00 Fitness Center Equipment \$74,941.11 Gutters/Downspouts - Copper Irrigation, System Lighting - Building Lighting - Building Lighting - Parking Lot Mailboxes \$22,303,15 Office Equipment and Furniture \$27,421.91 Ozone System Painting - Exterior PBX - Phone System Pool and River Pool Plaster \$138,640,86 Pool Deck: Furniture Lounge \$82,900.00 Pool Gates \$12,240.00 Pool Heater \$332,528.62	Equipment - Housekeeping		\$10,455.03	X		
Exhaust-Fans Fencing - Pool Fire Alam System Control Panel Fire Booster Pump 1000 GPM Fire Sprinkler System - Repairs \$8,962.00 Fitness Center Equipment \$74,941.11 Gutters/Downspouts - Copper Irrigation System Lighting - Building Lighting - Corridors - Partial \$11,374.61 Lighting - Parking Lot Mailboxes \$22,303.15 Office Equipment and Furniture \$27,421.91 Ozone System \$9,238.84 Painting - Common Area Interior \$67,216.00 Painting - Exterior PBX - Phone System Pool and River Pool Plaster \$138,640.86 Pool Deck Furniture Lounge \$82,900.00 Pool Gates \$12,240.00 Pool Heater \$32,528.62	Equipment - Maintenance				\$12,493.11	
Fencing - Pool	Equipment - Wireless Internet				de New August - Augus	an and a second of the second
Fire Alam System Control Panel	Exhaust Fans					
Fire Booster Pump 1000 GPM Fire Sprinkler System - Repairs \$8,962.00 Fitness Center Equipment \$74,941.11 Gutters/Downspouts - Copper Irrigation System Lighting - Building Lighting - Corridors - Partial \$11,374.61 Lighting - Landscaping: Lighting - Parking Lot Mailboxes \$22,303.16 Office Equipment and Furniture \$27,421.91 Ozone System \$9,238.84 Painting - Common Area Interior \$67,216.00 Painting - Exterior PBX - Phone System Pool and River Pool Plaster Pool Deck Furniture Lounge \$82,900.00 Pool Gates \$12,240.00 Pool Heater \$32,528.62	Fencing Pool		A CONTRACTOR OF TAXABLE			
Fire Sprinkler System - Repairs \$8,962.00	Fire Alam System Control Panel		12 TO 10 TO			
Fitness Center Equipment	Fire Booster Pump 1000 GPM			× 10		
Gutters/Downspouts - Copper	Fire Sprinkler System - Repairs	\$8,962,00			The state of the s	
Irrigation System Lighting - Building \$11,374.61 Lighting - Corridors - Partial \$11,374.61 Lighting - Landscaping: \$22,303.15 Lighting - Parking Lot \$22,303.15 Office Equipment and Furniture \$27,421.91 Ozone System \$9,238.84 Painting - Common Area Interior \$67,216.00 Painting - Exterior PBX - Phone System Pool and River Pool Plaster \$138,540.86 Pool Deck Furniture Lounge \$82,900.00 Pool Gates \$12,240.00 Pool Heater \$32,528.62	Fitness Center Equipment			517 - 5744		\$74,941.17
Lighting - Building \$11,374.61 Lighting - Corridors - Partial \$11,374.61 Lighting - Landscaping Lighting - Parking Lot Mailboxes \$22,303,15 Office Equipment and Furniture \$27,421.91 Ozone System \$9,238.84 Painting - Common Area Interior \$67,216.00 Painting - Exterior PBX - Phone System Pool and River Pool Plaster \$138,540.86 Pool Deck Furniture Lounge \$82,900.00 Pool Gates \$12,240.00 Pool Heater \$32,528.62	Gutters/Downspouts - Copper					
Lighting - Corridors - Partial \$11,374.61 Lighting - Parking Lot \$22,303.15 Mailboxes \$22,303.15 Office Equipment and Furniture \$27,421.91 Ozone System \$9,238.84 Painting - Common Area Interior \$67,216.00 Painting - Exterior PBX - Phone System Pool and River Pool Plaster \$138,640.86 Pool Deck Furniture Lounge \$82,900.00 Pool Gates \$12,240.00 Pool Heater \$32,528.62	Irrigation System	*		and the second		San San San Carta San San San San San San San San San Sa
Lighting - Parking Lot Mailboxes \$22,303.15 Office Equipment and Furniture \$27,421.91 Ozone System \$9,238.84 Painting - Common Area Interior \$67,216.00 Painting - Exterior PBX - Phone System Poof and River Pool Plaster \$138,540.86 Rool Deck Furniture Lounge \$82,900.00 Pool Gates \$12,240.00 Pool Heater \$32,528.62	Lighting -Building					
Lighting - Parking Lot \$22,303.15 Mailboxes \$22,303.15 Office Equipment and Furniture \$27,421.91 Ozone System \$9,238.84 Painting - Common Area Interior \$67,216.00 Painting - Exterior PBX - Phone System Pool and River Pool Plaster \$138,540.86 Pool Deck/Furniture Lounge \$82,900.00 Pool Gates \$12,240.00 Pool Heater \$32,528.62	Lighting - Corridors - Partial				\$11,374.61	
Mailboxes \$22;303,15 Office Equipment and Furniture. \$27,421,91 Ozone System \$9,238.84 Painting - Common Area Interior \$67,216.00 Painting - Exterior **PRX - Phone System Pool and River Pool Plaster \$138,540.86 Pool Deck Furniture Lounge \$82,900.00 Pool Gates \$12,240.00 Pool Heater \$32,528.62	Lighting				**************************************	
Office Equipment and Furniture \$27,421,91 Ozone System \$9,238.84 Painting - Common Area Interior \$67,216.00 Painting - Exterior \$138,540.86 Pool and River Pool Plaster \$138,540.86 Pool Deck Furniture Lounge \$82,900.00 Pool Gates \$12,240.00 Pool Heater \$32,528.62	***************************************		***************************************	***************************************	······································	······································
Office Equipment and Furniture \$27,421.91 Ozone System \$9,238.84 Painting - Common Area Interior \$67,216.00 Painting - Exterior \$67,216.00 PBX - Phone System \$138,540.86 Pool and River Pool Plaster \$138,540.86 Pool Deck Furniture Lounge \$82,900.00 Pool Gates \$12,240.00 Pool Heater \$32,528.62	Mailboxes			~ /////	\$22,303,15	***************************************
Ozone System \$9,238.84 Painting - Common Area Interior \$67,216.00 Painting - Exterior *** PBX - Phone System *** Pool and River Pool Plaster *** Pool Deck Furniture Lounge *** Pool Gates *** Pool Heater *** *** ***	Office Equipment and Furniture		······································	\$27,421.91	,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,	\$44,50 Barry
Painting - Common Area Interior \$67,216.00 Painting - Exterior **PBX - Phone System Pool and River Pool Plaster \$138,540.86 Pool Deck Furniture Lounge \$82,900.00 Pool Gates \$12,240.00 Pool Heater \$32,528.62	Ozone System		\$9,238.84		***************************************	······································
Painting - Exterior PBX - Phone System Pool and River Pool Plaster \$138,540.86 Pool Deck Furniture Lounge \$82,900.00 Pool Gates \$12,240.00 Pool Heater \$32,528.62		\$67,216.00				akti e i akkiemki i i i i i i i i i i i
PBX - Phone System \$138,540.86 Pool and River Pool Plaster \$138,540.86 Pool Deck Furniture Lounge \$82,900.00 Pool Gates \$12,240.00 Pool Heater \$32,528.62	**************************************		***************************************	***************************************		interioral interioral interioral
Pool and River Pool Plaster \$138,540,86 Pool Deck Furniture Lounge \$82,900,00 Pool Gates \$12,240.00 Pool Heater \$32,528.62		·	~~~ ~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~			
Pool Deck Furniture Lounge \$82,900.00 Pool Gates \$12,240.00 Pool Heater \$32,528.62	***************************************	ineritaritarine in anticologia de la cologia de la cologi	***************************************	\$138.540.8F	 }	
Pool Gates \$12,240.00 Pool Heater \$32,528.62	A CONTRACTOR OF THE CONTRACTOR	\$82,900.00			·	
Pool Heater \$ \$32,528.62	And the first production of the Control of the Cont		······································		.	
			\$32,528,62	***************************************	hannantiamoinininkarnaussuussuussuus	***************************************
	Pool Pumps, Filters, Chlorinators			····	\$16,606.93	

	2013	2014	2015	2016	2017
Pool Slides - Re-coat				\$30,432.09	
Pool Umbrellas & Tables	\$15,300.00				***************************************
Pumps & Filter - Water Feature		\$11,617,51			***************************************
Railings - Lanai & Hallway					
Security-System					······································
Spa (Hot Tubs)Heater				\$31,856.71	·
Spa (Hot Tubs) -Plaster	~~~	***************************************		\$18,371.73	
Tiled Corridors and Walkways		\$25,385.76			
Trash Receptacles	***************************************			\$13,649.53	-
Waipouli Beach Resort Signage		***************************************			
,	\$343,585.28 2013	\$104,328.63 2014	\$165,962.77 2015	\$277,212.00 2016	\$74,941.17 2017

	2018	2019	2020	2021	2022
Air Conditioning H20 Cooled Equip					\$111,754.28
Asphalt Overlay	TO				The Late of the Authority
Asphalt Slurry Seal					
Backflow Preventer 4" Clear Access					\$10,217,91
Bathrooms - Lobby			5 -		
Bathrooms - Pool					
BBG Stations (4)			\$11,794.16		
Carpet-Hallways	to Final Company of the Company of t		\$61,398.62		die Leer in
Carts - Luggage	CONTRACTOR OF THE CONTRACTOR O		\$14,447.26		
Carts- Golf				***************************************	\$20,197.12
Computer Equipment		\$12,684,48			
Concrete Pathways					
Cooling Towers - Stainless		\$305,652.42			2.7.1.2.7.7.7.7.
Door Locks - Electronic				\$137,304:05	
Doors Main Entry			547 		
Doors, Common	144 1141 2044	\$0,00			20.200
Doors, Screen				***************************************	m day a separat
Doors, Sliding Glass		\$0.00			
EIFS and Spalling Repair - Warranty				***************************************	\$0.00
Elevator Cab Refurbishment	N 91				
Elevator Modernize - Mechanical	A construction of the construction of		. P.	***************************************	
Equipment:- Housekeeping			15.		\$13,981.56
Equipment - Maintenance			est.	***************************************	
Equipment - Wireless Internet	\$66,002.68				***************************************
Exhaust Fans			· ··		
Fencing - Pool	Accessed to the control of the contr		aireann an		
Fire Alam System Control Panel	al de la companya de		**************************************		***************************************
Fire Booster Pump 1000 GPM	and the second s			***************************************	seinninn ilikustisostisos es.
Fire Sprinkler System - Repairs			\$11,557.30	······································	······································
Fitness Center Equipment	····	***************************************	***************************************	~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~	***************************************
Gutters/Downspouts - Copper	***************************************		······································	***************************************	
Irrigation System	······································	·**···································	\$4,320.92	~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~	***************************************
Lighting - Building				and it is a management of the second of the	```
Lighting - Corridors - Partial			ninesisindansalaujius,ujipi is,		***************************************
Lighting:- Landscaping	inginamentalisti pinamentalisti pinamentalisti pinamentalisti pinamentalisti pinamentalisti pinamentalisti pin	\$28,631.99	***************************************		**************
Lighting - Parking Lot		i de la constitución de la const	***************************************		~~~~~
Mailboxes		national action and a second			,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,
Office Equipment and Furniture		<u></u>			
Ozone System		\$11,079.28			
Painting - Common Area Interior			\$86,681.01		
Painting - Exterior	<u>, , , , , , , , , , , , , , , , , , , </u>				\$564,879.97
PBX - Phone System			\$173,362.02	indusiyi iyo iyo ah darasa da ah	7-3-10-10-10-1
Pool and River Pool Plaster		<u> </u>		in a suite and	~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~
Pool Deck Furniture Louinge		<u> </u>	\$106,906.92		••••
Pool Gates			\$15,784.57	idintatianina a	***************************************
Pool Heater					\$43,500.64
Pool Pumps, Filters, Chlorinators	~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~		· · · · · · · · · · · · · · · · · · ·	\$19,915.13	Ψ-TO,000.04·
1 con Country's Enterly Chronitetrors				<u> </u>	·

	2018	2019	2020	2021	2022
Pool Slides - Re-coat			\$35,192.23		
Pool Umbrellas & Tables			\$19,730.71		37
					\$15,536.14
Railings - Lanai & Hallway					
Security System			\$80,005.34	and the second s	
Spa (Hot Tubs)Heater				\$38 202 76	
Spa (Hot Tubs) -Plaster					•
Tiled Corridors and Walkways	1 18 12 -				\$33 048 47
Trash Receptacles					
Waipouli Beach Resort Signage	\$22,625.62),	,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,		
	\$88,628.30 2018			\$195,421.93 2021	\$814,016.09 2022

Carts - Luggage \$18,831.6 Carts - Golf \$15,774.12 Computer Equipment \$15,774.12 Concrete Pathways \$163,577.67 Cooling Towers - Stainless Door Locks - Electronic Doors Main Entry \$0.00 Doors, Schemen \$284,431.94 Doors, Sidning Glass \$10.00 EIF's and Spalling Repair - Warranty \$113,184.52 Elevator Cac Refurbishment \$113,184.52 Elevator Modernize - Mechanical \$12,200.00 Equipment - Housekeeping \$17,966.28 Equipment - Wireless Internet \$82,079.39 Exhaust Faris \$204,810.46 Fencing - Pool \$69,833.31 Fire Alam System Control Panel \$58,872.56 Fires Bootset Fumm 1000 GPM \$25,059.88 Fire Sprinkler System - Repairs \$14,904* Finess Scienter Equipment \$33,195.08 Gutters/Downspouts - Coppet \$512,339.2 Injeiting - Parking Lof \$16,357.77 Injeiting - Parking Lof \$16,357.77 Mallboxes \$32,074.05 Office Equipment		2023	2024	2025	2026	2027
Asphalt Slury Seal Se0,566,41	Air Conditioning H20 Cooled Equip					
Backflow Preventier 4" Clear Access Sathrooms - Lobby	Asphalt Overlay		\$221,153.22			reach an ann an air. Ceann an Airthean airm
Bathrooms - Locky	Asphalt Slurry Seal	***************************************			\$59,565.41_	
Bath Stations (4) \$15,450.68 BBG Stations (4) \$76,178.5 Carpet- Hallways \$76,178.5 Carts - Lugage \$18,831.6 Carts - Coff \$15,774.12 Computer Equipment \$15,774.12 Concrete Pathways \$163,577.67 Cooling Towers - Statisties \$10,000 Doors Main Entry \$0,00 Doors Scommon \$284,431.94 Doors, Siding Glass \$113,184.52 Elievator Cobe Returbishment \$113,184.52 Elevator Cobe	Backflow Preventer 4" Clear Access					
Sept Hallways \$79,178,178,178,178,178,178,178,178,178,178	Bathrooms - Lobby		\$41,202.79			en e
Carpet-Hallways \$79,178.5 Carts- Luggage \$18,631.6 Computer Equipment \$15,774.12 Concrete Pathways \$163,577.67 Cooling Towers - Stainleas Doord Cooks - Electronic Doors Main Entry \$0.00 Doors, Common \$284,431.94 Doors, Screen \$284,431.94 Doors, Siding Glass Elevator Modernize - Wechanical Elevator Cob Refurbishment \$113,184.52 Elevator Modernize - Mechanical \$117,968.28 Equipment - Housekeeping \$17,968.28 Equipment - Maintenance \$82,079.39 Exhaust Faris \$204,810.46 Fencing - Pool \$89,833.31 Fire Alam System Control Panel \$58,472.55 Fire Bootest Pump 1000 GPM \$25,059.88 Fire Sprinklar System - Repairs \$14,904.* Fitoses Center Equipment \$33,195.08 Gutters/Downspouts - Copper \$512,339.* Intigation System Lighting - Building Lighting - Parking Lot \$36,857.42 Ozione System \$13,286.34 Painting - Cor	Bathrooms - Pool		\$15,450.66			
Carts - Luggage \$18,831.6 Carts - Golf \$15,774.12 Computer Equipment \$163,577.67 Cooling Towers - Stainless Door Locks - Electronic Doors Main Entry \$0.00 Doors Main Entry \$0.00 Doors, Schemon \$284,431.94 Doors, Schemon \$20.00 Doors, Sidning Glass \$113,184.52 Elevator Modernize \$113,184.52 Elevator Modernize - Mechanical \$113,184.52 Elevator Modernize - Mechanical \$113,184.52 Equipment - Housekeeping \$17,966.28 Equipment - Wishingtonance \$17,966.28 Equipment - Wishingtonance \$17,966.28 Equipment - Wishingtonance \$186,833.31 Fire Alam System Control Panel \$58,872.56 Fire Bosiser Pumin (200 GPM \$25,598.88 Fire Sprinkler System - Repairs \$14,904*	BBG Stations (4)	,				
Carts- Golf \$15,774.12 Comprete Pathways \$163,577.67 Cooling Towers - Stainless ************************************	Carpet- Hallways			e pi		\$79,178.98
Computer Equipment	Carts - Luggage					\$18,631.03
Concrete Pathways \$163,577.67 Cocinig Towers - Stainless Doors Main Entry Doors Main Entry \$0.00 Doors Main Entry \$0.00 Doors, Common \$284,431.94 Doors, Streen \$284,431.94 Doors, Stilling Glass \$175,965.28 EIFS and Spalling Repair - Warranty \$113,184.52 Elevator Modernize - Mechanical \$17,966.28 Equipment - Housekeeping \$17,966.28 Equipment - Wireless Internet \$82,079.39 Exhaust Faris \$204,810.46 Fencing - Pool \$89,833.31 Fire Alam System Control Panel \$58,472.56 Fire Boosler Pump 1000 GPM \$25,059.88 Fire Sprinkler System - Repairs \$14,904 Fires Sprinkler Eystem - Repairs \$14,904 Gutters/Downspouts - Copper \$32,004 <td>Carts- Golf</td> <td></td> <td></td> <td></td> <td></td> <td>A.T. A. Salatia A.</td>	Carts- Golf					A.T. A. Salatia A.
Cooling Towers - Stainless	Computer Equipment			\$15,774.12		e produce de la companya de la comp La companya de la co
Door Locks - Electronic	Concrete Pathways			-	\$163,577.67	and the second of the second o
Doors Main Entry \$0.00	Cooling Towers - Stainless					
Doors, Common \$284,431.94 Doors, Screen \$284,431.94 Doors, Screen \$284,431.94 Doors, Sidding Glass EIFS and Spälling Repair - Warranty Elevator Cab. Refurbishment \$113,184.52 Elevator Modernize - Mechanical Equipment - Housekeeping Equipment - Ministranance \$17,966.28 Equipment - Wireless Internet \$82,079.39 Exhaust Fans \$204,810.46 Encing - Pool \$69,833.31 Encing - Pool \$69,933.31 Encing - Pool \$69,	Door Locks - Electronic			- -	1 m 1 m	in the service of the
Doors, Screen \$284,431.94 Doors, Stirling Glass	Doors Main Entry		\$0,00	,	The second secon	e de la companya de l
Doors, Screen \$284,431.94 Doors, Stirling Glass	Doors, Common					81.00 A.00
Elevator Cab. Refurbishment	**************************************		\$284,431.94			
Elevator Cab Refurbishment	Doors, Sliding Glass			~		
Elevator Modernize - Mechanical	EIFS and Spalling Repair - Warranty					
Equipment - Housekeeping \$17,966.28 Equipment - Wireless Internet \$82,079.39 Exhaust Fans \$204,810.46 Fencing - Pool \$69,833.31 Fire Alam System Control Panel \$58,472.56 Fire Bootster Pump 1000 GPM \$25,059.88 Fire Sprinkler System - Repairs \$14,904.* Fitness Center Equipment \$93,195.08 Gutters/Downspouts - Copper \$512,339.2 Irrigation System \$16,357.77 Lighting - Building \$43,504.33 Lighting - Corridors - Partial \$16,357.77 Lighting - Parking Lof \$32,074.05 Mailboxes \$32,074.05 Office Equipment and Furniture \$36,871.42 Ozone System \$13,286.34 Painting - Exterior \$111,782.6 PBX - Phone System \$192,126.25 Pool Deck Furniture Lounge \$137,865.6 Pool Gates \$20,355.6 Pool Heater \$20,355.6	Elevator Cab Refurbishment			an en e fill i Easter an en este a	\$113,184.52	
Equipment - Housekeeping	Elevator Modernize - Mechanical					
Equipment - Wireless Internet \$82,079,39 Exhaust Faris \$204,810.46 Fencing - Pool \$69,833.31 Fire Alam System Control Panel \$58,472.56 Fire Boöster Pump 1000 GPM \$25,059.88 Fire Sprinkler System - Repairs \$14,904. Fitness Center Equipment \$93,195.08 Gutters/Downspouts - Copper \$512,339.2 Irrigation System \$16,357.77 Lightling - Building \$43,504.33 Lightling - Landscaping \$16,357.77 Lightling - Parking Lot \$32,074.05 Office Equipment and Furniture \$36,671.42 Ozone System \$13,286.34 Painting - Common Area Interior \$111,782.0 Painting - Exterior \$111,782.0 Pool and River Pool Plaster \$192,126.25 Pool Deck Furniture Lounge \$137,865.6 Pool Gates \$20,385.0	Equipment - Housekeeping			and the second		
Exhaust Faris \$204,810.46 Fencing - Pool \$69,833.31 Fire Alam System Control Panel \$58,472.56 Fire Bööster Pump 1000 GPM \$25,059.88 Fire Sprinkler System - Repairs \$14,904.* Fitness Center Equipment \$93,195.08 Gutters/Downspouts - Copper \$512,339.2 Irrigation System Lighting - Building \$43,504.33 Lighting - Corridors - Partial \$16,357.77 Lighting - Landscaping Lighting - Parking Lof \$32,074.05 Office Equipment and Furniture \$36,671.42 Czone System \$13,286.34 Painting - Common Årea Interior \$111,782.6 Painting - Exterior PBX - Phone System Pool and River Pool Plaster \$192,126.25 Pool Deck Furniture Lounge \$137,865.6 Pool Gafes \$20,355.6	***************************************			***************************************	\$17,966.28	· · · · · · · · · · · · · · · · · · ·
Fencing - Pool \$89,833.31 Fire Alam System Control Penel \$58,472.56 Fire Booster Pump 1000 GPM \$25,059.88 Fire Sprinkler System - Repairs \$14,904. Fitness Center Equipment \$93,195.08 Gutters/Downspouts - Copper \$512,399.2 Irrigation System \$16,357.77 Lightling - Building \$43,504.33 Lightling - Corridors - Partial \$16,357.77 Lightling - Landscaping \$32,074.05 Lightling - Parking Lof \$32,074.05 Mailboxes \$32,074.05 Office Equipment and Furniture \$36,671.42 Ozone System \$13,286.34 Painting - Common Area Interior \$111,782.6 Painting - Exterior \$192,126.25 Pool and River Pool Plaster \$192,126.25 Pool Deck Furniture Lounge \$137,865.9 Pool Gates \$20,355.6	Equipment - Wireless Internet		\$82,079.39			
Fencing - Pool \$99,833.31 Fire Alam System Control Panel \$58,472.56 Fire Bööster Pump 1000 GPM \$25,059.88 Fire Sprinkler System - Repairs \$14,904.* Fitness Center Equipment \$93,195.08 Gutters/Downspouts - Copper \$512,339.2 Irrigation System \$16,357.77 Lighting - Building \$43,504.33 Lighting - Corridors - Partial \$16,357.77 Lighting - Parking Lof *** Mailboxes \$32,074.05 Office Equipment and Furniture \$36,671.42 Ozone System \$13,286.34 Painting - Common Ärea-Interior \$1111,782.6 Painting - Exterior \$192,126.25 Pool and River Pool Plaster \$192,126.25 Pool Deck Furniture Lounge \$137,865.8 Pool Gates \$20,365.6 Pool Heater \$20,365.6	Exhaust Fans			***************************************	\$204,810.46	***************************************
Fire Bööster Pump 1000 GPM \$25,059.88 Fire Sprinkler System - Repairs \$14,904.5 Fitness Center Equipment \$93,195.08 Gutters/Downspouts - Copper \$512,339.2 Irrigation System \$16,357.77 Lighting - Building \$43,504.33 Lighting - Corridors - Partial \$16,357.77 Lighting - Landscaping \$32,074.05 Uighting - Parking Lof \$32,074.05 Mailboxes \$32,074.05 Office Equipment and Furniture \$36,671.42 Ozone System \$13,286.34 Painting - Common Area Interior \$111,782.6 Painting - Exterior PBX - Phone System \$192,126.25 Pool and River Pool Plaster \$137,865.8 Pool Gates \$20,355.6 Pool Heater \$20,355.6	Fencing - Pool		\$69,833,31		;;;;;;;;;;;;;;;;;;;;;;;;;;;;;;;;;;;;;;	* 1 (0.7 (0.7 (0.7 (0.7 (0.7 (0.7 (0.7 (0.7
Fire Sprinkler System Repairs \$14,904.** Fitness Center Equipment \$93,195.08 Gutters/Downspouts - Copper \$512,339.2* Irrigation System \$16,357.77 Lighting Building \$43,504.33 Lighting Corridors Partial \$16,357.77 Lighting Landscaping \$43,504.35 Lighting Parking Lof \$32,074.05 Mailboxes \$32,074.05 Office Equipment and Furniture \$36,671.42 Ozone System \$13,286.34 Painting Common Area Interior \$111,782.6* Painting Exterior PBX Phone System \$192,126.25 Pool and River Pool Plaster \$192,126.25 Pool Gates \$20,355.6* Pool Heater \$20,355.6* Pool Heater \$30,0000 Painting Partial Painting Paintin	Fire Alam System Control Panel		\$58,472.56		A CONTRACT OF STREET	
Fitness Center Equipment	Fire Booster Pump 1000 GPM		\$25,059.88			·~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~
Fitness Center Equipment \$93,195.08 Gutters/Downspouts - Copper \$512,339.2 Irrigation System *** Lighting - Building \$43,504.33 Lighting - Corridors - Partial \$16,357.77 Lighting - Landscaping *** Lighting - Parking Lot *** Mailboxes \$32,074.05 Office Equipment and Furniture \$36,671.42 Ozone System \$13,286.34 Painting - Common Area Interior \$111,782.6 Painting - Exterior PBX - Phone System Pool and River Pool Plaster \$192,126.25 Pool Deck Furniture Lounge \$137,865.9 Pool Gates \$20,355.6 Pool Heater ***	Fire Sprinkler System - Repairs	***************************************	·	***************************************	din minerial di independinti di	\$14,904.16
Stite Stit		\$93,195.08	***************************************	^^^~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~	······································	····
Irrigation System S43,504.33 S16,357.77 Spring - Building S43,504.33 S16,357.77 Spring - Landscaping S43,504.33 S16,357.77 Spring - Landscaping S43,504.33 S16,357.77 S16,357.					***************************************	\$512,339.26
Lighting - Building \$43,504:33 Lighting - Corridors - Partial \$16,357.77 Lighting - Landscaping Lighting - Parking Lot Mailboxes \$32,074:05 Office Equipment and Furniture \$36,671.42 Ozone System \$13,286:34 Painting - Common Area: Interior \$111,782.6 Painting - Exterior PBX - Phone System Pool and River Pool Plaster \$192,126:25 Pool Deck Furniture Lounge \$137,865.6 Pool Gates \$20,355.6 Pool Heater *20,355.6				***************************************	**************************************	
Lighting - Corridors - Partial \$16,357.77 Lighting - Landscaping Lighting - Parking Lot Mailboxes \$32,074:05 Office Equipment and Furniture \$36,671.42 Ozone System \$13,286:34 Painting - Common Area-Interior \$111,782.6 Painting - Exterior PBX - Phone System Pool and River Pool Plaster \$192,126:25 Pool Deck Furniture Lounge \$137,865.6 Pool Gates \$20,365.6 Pool Heater *20,365.6			\$43,504:33.		······································	·
Lighting - Landscaping Lighting - Parking Lot Mailboxes \$32,074:05 Office Equipment and Furniture \$36,671.42 Ozone System \$13,286.34 Painting - Common Area Interior \$111,782.6 Painting - Exterior PBX - Phone System Pool and River Pool Plaster \$192,126.25 Pool Deck Furniture Lounge \$137,865.6 Pool Gates \$20,355.6					\$16.357.77	
Lighting - Parking Lot Mailboxes \$32,074:05 Office Equipment and Furniture \$36,671.42 Ozone System \$13,286:34 Painting - Common Area Interior \$111,782.6 Painting - Exterior PBX Phone System Pool and River Pool Plaster \$192,126:25 Pool Deck Furniture Lounge \$137,865.6 Pool Gates \$20,355.6		شهيه وينه بالمهاد ويعارف فالمعارض فالمهم والموسق فالماسان فالماسان والماسان والماسان والماسان والماسان والماسان				***************************************
Mailboxes \$32,074:05 Office Equipment and Furniture \$36,671.42 Ozone System \$13,286,34 Painting - Common Area Interior \$111,782.6 Painting - Exterior PBX - Phone System Pool and River Pool Plaster \$192,126,25 Pool Deck Furniture Lounge \$137,865.6 Pool Gates \$20,385.6		······································	······		······································	·····
Office Equipment and Furniture \$36,671.42 Ozone System \$13,286.34 Painting - Common Area Interior \$111,782.6 Painting - Exterior PBX - Phone System Pool and River Pool Plaster \$192,126.25 Pool Deck Furniture Lounge \$137,865.6 Pool Gates \$20,385.6				·····	\$32 074 05	***********
Ozone System \$13,286.34 Painting - Common Area Interior \$111,782.6 Painting - Exterior PBX Phone System Pool and River Pool Plaster \$192,126.25 Pool Deck Furniture Lounge \$137,865.6 Pool Gates \$20,355.6	**************************************	\$36.671.42				
Painting - Common Àrea Interior Painting - Exterior PBX - Phone System Pool and River Pool Plaster Pool Deck Furniture Lounge Pool Gates Pool Heater \$111,782.6 \$111,782.6 \$111,782.6 \$111,782.6			\$13 286 34	,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,		,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,
Painting - Exterior PBX Phone System Pool and River Pool Plaster \$192,126.25 Pool Deck Furniture Lounge \$137,865.9 Pool Gates \$20,385.9	***************************************	~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~		***************************************		\$111 782 87
PBX - Phone System Pool and River Pool Plaster \$192,126,25 Pool Deck Furniture Lounge \$137,865.6 Pool Gates \$20,355.6		~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~	 	***************************************	<u>Marielli Matelli Marielli manara marielli</u>	
Pool and River Pool Plaster \$192,126,25 Pool Deck Furniture Lounge \$137,865.6 Pool Gates \$20,385.6			***************************************	······	•	······································
Pool Deck Furniture Lounge \$137,865. Pool Gates \$20,355.6 Pool Heater		*	\$192 126 25	·····	,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,	······································
Pool Gates \$20,355.6 Pool Heater	Secretaria de la company de la	innintation and tradelity to a discount with the	× 104,120,20	*************************************	-	\$127 985 09
Pool Heater	er of the sale of the contract of the sale of the contract of	din da din din din din din din din din din din	*************************************		······································	*****
	***************************************	, in the second second	والزن الموادات ومواد والمواد و	······································	,	
PENCE PROPER SHIPPER CONTRADICTE	Popl Pumps, Filters, Chlorinators			·····	\$23,882.34	

	2023	2024	2025	2026	2027
Pool Slides - Re-coat		\$40,696.94	94		
Pool Umbrellas & Tables		## 42			\$25,444.51
Pumps & Filter - Water Feature		The state of the s	and the second second second		
Railings - Lanai & Hallway				\$400,925.65	
Security System			11 Z 1, W 11 - 11		
Spa (Hot Tubs)Heater				\$45,812.97	
Spå (Hot Tubs) -Plaster				\$26,420.29	
Tiled Corridors and Walkways					
Trash Receptacles	Of a transport executed it was the			\$19,629.32	
Waipouli Beach Resort Signage	•••••	\$28,136.69			
	\$129,866.50	\$1,115,434.30		\$1,124,206.73	\$920,502.39
	2023	2024	2025	2026:	2027

	2028	2029	2030	2031	2032
Air Conditioning H20 Cooled Equip		TO SERVE WITH THE SERVE OF THE SERVE		\$154,979.05	
Asphalt Overlay		ner kalande beske beske beske bet	nde Carrent de la companya		
Asphalt Slurry Seal					
Backflow Preventer 4" Clear Access				\$14,170.03	3
Bathrooms - Lobby			Contract to M		
Bathrooms - Pool					
BBG Stations (4)	\$15,772.38	Total Control of the			
Carpet- Hallways					
Carts - Luggage			- 12 - 12 - 12 - 12 - 12 - 12 - 12 - 12		
Carts- Golf			\$27,009.69)	
Computer Equipment				\$19,616.33	j >
Concrete Pathways	The Residence of the Control of the				
Cooling Towers - Stainless			***************************************		
Door Locks - Electronic					***************************************
Doors Main Entry					
Doors, Common					***************************************
Doors, Screen			······································		***************************************
Doors, Sliding Glass			iii		······································
EIFS and Spalling Repair - Warranty					,
Elevator Cab Refurbishment				······································	***************************************
Elevator Modernize - Mechanical			i i,ii idhaini miningiiimiilii	ui ui ii ii ii aanaa aa	\$1,954,911.13
Equipment - Housekeeping		<u>ڹڽڹڹڹڹڹۺۺۺڹڹڹڶۣڔ۬ؠۺؙۻڴٙ</u>	\$18,697.59)	······
Equipment - Maintenance				***************************************	***************************************
Equipment - Wireless Internet			\$102,072.00)	
Exhaust Fans	samanigi ilinini ili ili ili ili ili ili ili il	<i>ڹؽڹۺڟؿڹڵؽڹ</i> ۻٷڽڹۺڹۻۻ		- Inches in the second control of the second	***************************************
Fencing - Pool					***************************************
Fire Alam System Control Panel			ڞٮڎۺۻۻۺ <u>ٙؿۣ</u> ڎڎڟٷڟۺۻۻۻ ؞	ii in ii aasi isin salain in in salaan sal	***************************************
Fire Booster Pump 1000 GPM		<i>ݜݡݐݵݭݕݧݭݜݽݽݽݭݭݭݭ</i>	againthe ann an	olitika ili saini kiloni in i	virantes situition survivation and survivation
Fire Sprinkler System - Repairs	<u>~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~</u>				·····
Fitness Center Equipment		\$115,895.22		trianius and interpretations and the same	
Gutters/Downspouts - Copper			ŢĸŗĸŊĸijĊĸĬĊĸĬĸĸĬijŦijĸĸĸĬŦĬĊĸĊ		
Irrigation System	\$5,778.39			••••••••••••••••••••••••••••••••••••••	
Lighting - Building	ΨΟ, 13.0.00			<u></u>	······································
Lighting - Corridors - Partial		ݩݷݪݖݖݐݥݩݖݝݚݖݖݙݥݖ ݩݻݵݥݷݙݖݐ ݵݥݐݻ		<i>ݜݜݖݖݖݾݾݾݾݾݭݭݕݪݖݚݲݕ</i> ݭ	Trainin de de de la constitue d
Lighting - Landscaping	***************************************		<u>ۿڔ؆ڹڹ؞ڛڔؾٷٷٷڵڵڟۣڿڶؠڰٵؿڣ</u>	,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,	
Lighting - Parking Lot	······································	\$22,647.00		مىنى ئىنىدۇرىكى ئەنىدۇرىكى ئىنىزل ىپىن	-
		Ψ22,047;0i		<i>ڛڟڛڟڛۅۣڛڟڮۺڹڟڿڿ</i> ڣڿ	
Mailboxes		yaka dalah kamada dalah k	ૡૡૡૡૡૡ૽ૢ૽૽ૼૼૼૼૼૼૼૼૼૼૺઌઌઌ	\$49,040.8	
Office Equipment and Furniture	~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~	ALCOOPING	e Harandariya ya karin	349,040.6	J List de la constitue de la cons
Özone System	***************************************	\$15,933.0			<u>Littibuisiateinen ja turatio</u>
Painting - Common Area Interior				<u>,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,</u>	<u> </u>
Painting - Exterior					
PBX - Phone System		<i>ڛٚؾڹٚڡڟڗڶڞڣؙڟؠۺؠڛ</i> ڛ	nin Tirin Mahan	وتبييها وتتناث والمستناء والمتناث والمت والمتاث والمتناث والمتاث والمتناث والمتناث والمتاث والمتاث والمت والمت والمتاث و	بتسميت بتسيينهم والإنتيان
Pool and River Pool Plaster		***************************************		risini markazak esibili	
Pool Deck Furniture Lounge					<u>ئىستىتىنىنىڭ ئېزىنىتىنىنى</u>
Pool Gates	***************************************	······································			***************************************
Pool Heater	~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~		\$58,173.5	ANNOUNCE AND ADDRESS OF THE PARTY OF THE PAR	
Pool Pumps, Filters, Chlorinators	······································			\$28,639,8	4

	2028	2029	2030	2031	2032
Pool Slides - Re-coat	\$47,062.70				\$54,424.18
Pool Umbrellas & Tables					
Pumps & Filter - Water Feature			\$20,776,54		
Railings - Lanai & Hallway	***************************************			2	
Security System	\$106,991,44				· · · · · · · · · · · · · · · · · · ·
Spa (Hot Tubs)Heater				\$54,939.19	
Spa (Hot Tübs) -Plaster					
Tiled Corridors and Walkways	~~~~		\$45,399.42		
Trash Receptacles	***************************************	***************************************			
Walpouli Beach Resort Signage	***************************************	****	\$34,990.13		·····
	\$175,604.91	\$154,475.27	\$307,118.93	\$321,385.27	\$2,009,335.31
	2028	2029	2030	2031	2032

Waipouli Beach Resort Component Summary Report

					Grand Totals	\$4,222,111.56	\$6,383,359.60
Component Description	Quantity	Place in Use Date	Useful Life (Yrs)	Remaining Life (Yrs)	Replacement Date	Current Cost	Replacement Cost
Air Conditioning H20 Cooled Equip	PROJECT	10/1/2004	9	0	10/1/2013	\$78,419.00	\$80,585.21
Asphalt Overlay	PROJECT	10/10/2004	20	4.1	10/10/2024	\$144,204.00	\$221,153.22
Asphalf Slurry Seal	PROJECT	10/1/2004	10	3	10/1/2016	\$36,144.00	\$41,419,66
Backflow Preventer 4" Clear Access	PROJECT	10/1/2004	9	<u> </u> 0	10/1/2013	\$7,170.00	\$7,368.06
Bathrooms - Lobby	PROJECT	10/01/2004	20	11	10/1/2024	\$26,886.00	\$41,202.79
Bathrooms - Pool	PROJECT ¹	10/01/2004	20	11	10/1/2024	\$10,082,00	\$15,450.66
BBG Stallons (4)	PROJECT	11/1/2012	8	7	11/1/2020	\$8,874.00	\$11,794:16
Carpet- Hallways	PROJECT	1/1/2006	7	10	1/1/2013	\$47,611.00	\$47,811.00
Carts - Luggage	LUMP SUM	1/1/2006	7.	Ö	1/1/2013	\$11,203.00	\$11,203.00
Carts- Golf	EACH	1/1/2006	8	24	1/1/2014	\$14,564.00	\$15,102.87
Computer Equipment	PROJECT	1/1/2007	6	_0	1/1/2013	\$10,200.00	\$10,200.00
Concrete Pathways	PROJECT	1/1/2006	20	13	1/1/2026	\$102,000.00	\$163,577.67
Cooling Towers - Stainless	:PROJECT	10/1/2004	15	.8	10/1/2019	\$239,178,00	\$305,652.42
Door Locks - Electronic	-LUMP SUM	7/1/2009	12.	.8	7/1/2021	\$100,824.00	\$137,304.05
Doors Main Entry	LUMP SUM	10/1/2004	20	11	10/1/2024	\$0.00	\$0.00
Doors, Common	LUMP SUM	10/1/2004	15.	6	10/1/2019	\$0.00	\$0,00
Doors, Screen	LUMP SUM	10/1/2012	12	31	10/1/2024	\$185,600.00	\$284,431.94
Doors, Sliding Glass	LUMP SUM	10/1/2004	15	6	10/1/2019	\$0,00	\$0,00
EIFS and Spalling Repair - Warranty	PROJECT	12/1/2010	12	9.	12/1/2022	\$0.00	\$0.00
Elevator Cab Refurbishment	EACH	1/1/2006	10	3	1/1/2016	\$70,577,00	\$78,704.48
Elevator Modernize - Mechanical	EACH:	1/1/2004	28.	19	1/1/2032	\$980,236.00	\$1,954,911.13
Equipment: Housekeeping	LUMP SUM.	1/1/2006	.8	1	1/1/2014	\$10,082.00	\$10,455.03
Equipment - Maintenance	LUMPSUM	1/1/2006	10.	3 :	1/1/2016	\$11,203,00	\$12,493.11
Equipment - Wireless Internet	EACH	4/1/2012	6	5	4/1/2018	\$54,541.00	\$66,002.68
Exhaust Fans	PROJECT	1/1/2006	20	13	1/1/2026	\$127,711,00	\$204,810.46
Fencing - Pool	PROJECT	1/1/2006	18	-11	1/1/2024	\$46,827.00	\$69,833.31
Fire Alam System Control Panel	PROJECT	1/1/2004	20	13	1/1/2024	\$39,209.00	\$58,472.56
Fire Booster Pump 1000 GPM	LUMP SUM	1/1/2004	20	11	1/1/2024	\$16,804,00	\$25,059.88
Fire Sprinkler System - Repairs	PROJECT	1/1/2006	7	(O)	1/1/2013	\$8,962.00	\$8,962.00

Page 1

Waipouli Beach Resort Component Summary Report

					· ·	Grand Totals	\$4,222,111.56	\$6,383,359.60
Component Description		Quantity	Place in Use Date	Useful Life (Yrs)	Remaining Life (Yrs)	Replacement Date	Current Cost	Replacement Cost
Fitness Center Equipment		EUMP SOM	12/1/2011	6	4	12/1/2017	\$62,697.00	\$74,941.17
Gutters/Downspouts - Copper		PROJECT	1/1/2007	20	14	1/1/2027	\$308,074.00	\$512,339.26
Irrigation System		PROJECT	10/14/2012	8	7	10/14/2020	\$3,257.00	\$4,320.92
Lighting - Building		PROJECT	1/1/2006	18	49	1/1/2024	\$29,172.00	\$43,504.32
Lighting - Corndors - Partial		PROJECT	1/1/2008	10	.3.	1/1/2016	\$10,200,00	\$11,374.61
Lighting - Landscaping		PROJECT	10/1/2004	15	6	10/1/2019	\$22,405.00	\$28,631.99
Lighting - Parking Lot		PROJECT	10/1/2004	25	16	10/1/2029	\$12,323.00	\$22,647.00
Mailboxes		PROJECT	1/1/2006	:10	.3	1/1/2016	\$20,000,00	\$22,303,15
Office Equipment and Furniture		PROJECT	1/1/2007	8	:2	1/1/2015°	\$25,500.00	\$27,421.91
Ozone System		PROJECT	07/1/2009	5	î.	7/1/2014	\$8,752.00	\$9,238,84
Painting - Common Area Interior		PROJECT	1/1/2006	7.	10	1/1/2013	\$67,216.00	\$67,216,00
Painting - Exterior		PROJECT	11/1/2010	12	9	11/1/2022	\$395,231,00	\$564,879.97
PBX - Phone System	1	PROJECT	1/1/2006	14	.7	1/1/2020	\$134,432.00	\$173,362.02
Pool and River Pool Plaster		PROJECT	1/1/2006	9`	2	1/1/2015	\$128,831,00	\$138,540.86
Pool Deck Furniture Lounge		PROJECT*	1/1/2006	7	Ò	1/1/2013	\$82,900.00	\$82,900,00
Pool Gates		PROJECT	1/1/2008	7	<i>j</i> 0	1/1/2013	\$12,240,00	\$12,240.00
Pool Heater		PROJECT	1/1/2006	8	1	1/1/2014	\$31,368.00	\$32,528,62
Pool Pumps, Filters, Chlorinators		PROJECT	1/1/2011	:5	:3	1/1/2016	\$14,892,00	\$16,606.93
Pool Slides - Re-cost		PROJECT	6/1/2012	4	3	6/1/2016	\$26,886.00	\$30,432.09
Pool Umbrellas & Tables		PROJECT	1/1/2013	7	7	1/1/2020	\$15,300.00	\$19,730.71
Pumps & Filter - Water Feature		PROJECT	1/1/2006	8	j	1/1/2014	\$11,203.00	\$11,617.51
Ráilings - Lánai & Hallway		PROJECT	1/1/2006	20	13	1/1/2026	\$250,000.00	\$400,925.85
Security System		PROJECT	12/1/2012	8	7	12/1/2020	\$60,000.00	\$80,005.34
Spa (Hot Tubs)Healer		PROJECT	1/1/2011	.5	3.	1/1/2016	\$28,567.00	\$31,856.71
Spa (Hot Tubs) -Plaster		PROJECT	1/1/2006	10	3	1/1/2016	\$16,474,56	\$18,371.73
Tiled Corndors and Walkways		PROJECT	1/1/2006	8	4	1/1/2014	\$24,480.00	\$25,385.76
Trash Receptacles		LUMP SUM	1/1/2006	10	3	1/1/2016	\$12,240.00	\$13,649.53
Waipouli Beach Resort Signage		CARREST COURTS	10/1/2012	6	5	10/1/2018	\$18,360.00	\$22,625.62